



5/03/2022

सूची क्र.2

दुय्यम निबंधक : सह दु.नि. ठाणे 8

दस्त क्रमांक : 4733/2022

नोंदणी :

Regn:63m

गावाचे नाव : घणसोली

1) विलेखाचा प्रकार	करारनामा
2) मोबदला	2805000
3) बाजारभाव (भाडेपट्ट्याच्या तबतितपट्टाकार आकारणी देतो की पट्टेदार नमुद करावे)	2805000
4) भू-मापन, पोटहिस्सा व रक्रमांक (असल्यास)	1) पालिकेचे नाव: नवी मुंबई मनपा इतर वर्णन : इतर माहिती: अपार्टमेंट नं. 0105, 1 ला मजला, बिल्डिंग नं. एल-03, मास हौसिंग स्कीम एल.आई.जी. प्लॉट नं. 02, सेक्टर-10, घणसोली नोड, नवी मुंबई, क्षेत्र - 29.82 चौ.मी. कारपेट एरिया. ((Plot Number : 2 ;))
5) क्षेत्रफळ	1) 29.82 चौ.मीटर
3) आकारणी किंवा जुडी देण्यात असेल तेव्हा.	
7) दस्तऐवज करून देणा-या/लिहून ठेवणा-या धर्माचा नाव किंवा दिवाणी न्यायालयाचा कुमनामा किंवा आदेश असल्यास, प्रतिवादिचे नाव व पत्ता.	1): नाव:- सिडको लि. तर्फे असिस्टंट मार्केटिंग ऑफिसर (एच.एम.जी.) वाई.के.कोकोडे - - वय:-30; पत्ता:- प्लॉट नं:-, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं: निर्मल, 2 रा मजला, नरीमन पॉईंट, मुंबई., रोड नं:-, महाराष्ट्र, MUMBAI. पिन कोड:-400021 पॅन नं:-AACCC3303K
3) दस्तऐवज करून घेणा-या पक्षकाराचे व किंवा दिवाणी न्यायालयाचा हुकुमनामा किंवा आदेश सल्यास, प्रतिवादिचे नाव व पत्ता	1): नाव:- संजय मारुती केसरकर - - वय:-39; पत्ता:- प्लॉट नं:-, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं: ४/३५सी, वी गुलवाला चाळ, एन.एम.जोशी मार्ग, लोअर परेल (पूर्व), मुंबई, रोड नं:-, महाराष्ट्र, MUMBAI. पिन कोड:-400013 पॅन नं:-ASVPK1560E 2): नाव:- अश्विनी केसरकर - - वय:-35; पत्ता:- प्लॉट नं:-, माळा नं:-, इमारतीचे नाव:-, ब्लॉक नं: ४/३५सी, वी गुलवाला चाळ, एन.एम.जोशी मार्ग, लोअर परेल (पूर्व), मुंबई, , रोड नं:-, महाराष्ट्र, MUMBAI. पिन कोड:-400013 पॅन नं:-EECPK0867M
3) दस्तऐवज करून दिल्याचा दिनांक	01/02/2022
10) दस्त नोंदणी केल्याचा दिनांक	15/03/2022
1) अनुक्रमांक, खंड व पृष्ठ	4733/2022
12) बाजारभावाप्रमाणे मुद्रांक शुल्क	1000
13) बाजारभावाप्रमाणे नोंदणी शुल्क	28100
14) शेर	

सह दुय्यम निबंधक ठाणे क्र-८

ल्यांकनासाठी विचारात घेतलेला तपशील:- मुल्यांकनाची आवश्यकता नाही कारण दस्तप्रकारानुसार आवश्यक नाही कारणचा तपशील दस्तप्रकारानुसार आवश्यक नाही

द्रांक शुल्क आकारताना निवडलेला अनुच्छेद :- (i) within the limits of any Municipal Corporation or any Cantonment area annexed to it.



AGREEMENT TO SALE

REF: Contract: 10014526

Scheme: Mass Housing(2019-2020)

Customer: 30407291

Property No.: NMGH01000000020L03010105

THIS AGREEMENT is made at C.B.D. Belapur, Navi Mumbai on 1st DAY OF FEBRUARY, TWO THOUSAND TWENTY TWO between CITY AND INDUSTRIAL DEVELOPMENT CORPORATION OF MAHARASHTRA LIMITED, a Company incorporated under the Companies Act 1956, having its registered office at 'Nirmal' 2nd floor, Nariman Point, Mumbai-400021, hereinafter referred to as "The Corporation" (which expression shall, unless it be repugnant to the context or meaning thereof, includes its successors and assignees) of the One Part And

Mr.Sanjay Maruti Kesarkar and Ms. Ashwini Kesarkar

4/35c B Gulwala Chawl,

N M Joshi Marg Lower Parel East Mumbai,

, Mumbai-400013

HEREINAFTER REFERRED to as 'The Purchaser' Adult Indian inhabitant (which expression shall unless repugnant to the context or meaning thereof include his/her heirs, executor's administrators and permitted assigns etc.) of the Other Part

WHEREAS:

1. The Corporation is the New Town Development Authority declared for the area designated as a site for the new town of Navi Mumbai by the Government of Maharashtra in exercise of its powers under Sub-Section (1) and (3-A) of Section 113 of the Maharashtra Regional and Town Planning Act 1966 (Maharashtra XXXVII of 1966) (hereinafter referred to as the MRTP Act).

2. The State Government in pursuance to Land Acquisition Act, 1894 read with section 113(A) of the MRTP Act, acquired lands described there in and vested such lands in the Corporation for development and disposal. The State Government has under Section 113(A) of the MRTP Act, acquired privately held lands in Navi Mumbai and vested such acquired lands along with its own lands in the Corporation for purpose of development and disposal.

Further the Corporation has been confirmed with powers and authority under Section 118 of the MRTP Act 1966 to dispose of the lands so vested in it by lease subject to rules, regulations and direction of the State.

AND WHEREAS:

3. The Corporation under its power and authority, in order to provide affordable Housing to the public, has constructed on one of such lands buildings with Ground and 14 upper floors for LIG type apartment. These buildings comprises of apartments and is being designated as

M. K. Keshode
Asstt. Marketing Officer (Hsg.)
CIDCO Ltd.

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S. Maruti Kesarkar
Ashwini Kesarkar

OCCUPANCY CERTIFICATE

I hereby certify that, the development for Full & Final Occupancy Certificate for the Mass Housing Scheme of Residential cum Commercial Buildings on Plot No.-02, Sector-10, Ghansoli, Navi Mumbai; Total B.U.A. - 43963.39 Sq. M.(Residential BUA - 43033.47 Sq. M. + Commercial BUA - 929.92 Sq. M.) with LIG tenements – 822, EWS tenements - 450 (Total residential tenements – 1272) & Shops – 24 Nos.,

LIG type buildings : Total 10 Nos. ; {(04 Nos. C+R (G+14) : L-01 to L-04 + (3 Nos. Residential (G+14): L-08 to L-10) + (2 Nos. Residential (G+13): L-05 & L-06) + (01 No. Residential (G+07): L-07)} & EWS type buildings :- Total 05 Nos. ; {(05 Nos. Residential (G+14): E-01 to E-05)} is completed under the supervision of M/s. B.G. Shirke Constn. Tech. Pvt. Ltd.; same has been inspected on 26-05-2021 and I declare that the development has been carried out in accordance with the General Development Control Regulations and the conditions stipulated in the Amended Commencement Certificate issued vide letter No. CIDCO/Sr.Arch(Hsg/BP-IHP)/BP-IHP-36/2019/103 dtd. 10.05.2019. and that the development is fit for the use for which it has been carried out.



(T. J. Valdya)
Sr. Architect (BP-IHP)
CIDCO, Navi Mumbai



टनन	- ८
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